

CITY PLANNING COMMISSION PUBLIC HEARING NOTICE

TUESDAY, MARCH 27, 2018

**PUBLIC HEARING: 1:30 P.M.
HOMELAND SECURITY CONFERENCE ROOM
(CITY HALL - 8E10)**

THE CITY PLANNING COMMISSION IN ACCORDANCE WITH PROVISIONS OF ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE 4,264 M.C.S., AS AMENDED, WILL HOLD A PUBLIC HEARING ON MARCH 27, 2018 IN THE HOMELAND SECURITY CONFERENCE ROOM (CITY HALL - 8E10) ON THE FOLLOWING PROPOSED AMENDMENTS TO THE COMPREHENSIVE ZONING LAW OF THE CITY OF NEW ORLEANS.

ZONING DOCKET 038/18 – Request by R&B Builders, LLC for a conditional use to permit an established multi-family dwelling in an HU-RD2 Historic Urban Two-Family Residential District, on Square 877, Lots X and Y, in the Third Municipal District, bounded by North Roman Street, Music Street, Arts Street, and North Prieur Street. The municipal address is 2453 North Roman Street. (PD 7)

ZONING DOCKET 039/18 – Request by Glaser Bros. Magazine Center, LLC for an amendment to Ordinance No. 16,489 MCS (Zoning Docket 19/94) for a conditional use to permit a fast food restaurant in an HU-B1 Historic Urban Neighborhood Business District, CPC Character Preservation Corridor Design Overlay District, and the Magazine Street Use Restriction Overlay District, on Square 234, Lots 7 through 11, in the Sixth Municipal District, bounded by Magazine Street, Valence Street, Cadiz Street, and Camp Street. The municipal addresses are 4637-4639 Magazine Street. (PD 3)

ZONING DOCKET 040/18 – Request by Ray Avenue Baptist Church for a zoning change from an S-RD Suburban Two-Family Residential District to a C-2 Auto-Oriented Commercial District, on Square 10, Lots 3 through 10, Haydel Heights Subdivision, in the Third Municipal District, bounded by Ray Avenue, Interstate 10, Dreux Avenue, and Prentiss Avenue. The municipal addresses are 4708-4726 Ray Avenue. (PD 9)

ZONING DOCKET 041/18 – Request by 4877, LLC for a conditional use to permit a standard restaurant in an HU-B1A Historic Urban Neighborhood Business District and an HU-B1A Use Restriction Overlay District, on Square 179, Lot A or 19, in the Sixth Municipal District, bounded by Laurel, Upperline, Constance, and Lyons Streets. The municipal address is 4877 Laurel Street. (PD 3)

ZONING DOCKET 042/18 – Request by University Development, LLC for a conditional use to permit drive-through facilities at a specialty restaurant in an MU-1 Medium Intensity Mixed-Use District, an HUC Historic Urban Corridor Use Restriction Overlay District, and an EC Enhancement Corridor Design Overlay District, on an undesignated lot on Square 407, in the Fourth Municipal District, bounded by South Claiborne Avenue, Washington Avenue, Toledano Street, and South Derbigny Street. The municipal addresses are 2801-2851 South Claiborne Avenue. (PD 2)

ZONING DOCKET 043/18 – Request by City Council Motion No. M-18-25 for a conditional use to permit a neighborhood commercial establishment for a specialty restaurant in an HU-RD2 Historic Urban Two-Family Residential District, on Square 161, Pt. Lot 16 or Lot 16, in the Sixth Municipal District, bounded by Louisiana Avenue and Constance, Delachaise, and Laurel Streets. The municipal addresses are 938-940 Louisiana Avenue and 3406 Constance Street. (PD 2)

ZONING DOCKET 044/18 – Request by 4600 Magazine Street, LLC for a conditional use to permit a standard restaurant in an HU-B1 Historic Urban Neighborhood Business District, a CPC Character Preservation Corridor Design Overlay District, and a Magazine Street Use Restriction Overlay District, on Square 200, Lots 1 and 2, in the Sixth Municipal District, bounded by Magazine Street, Cadiz Street, Valence Street, and Constance Street. The municipal addresses are 4600 Magazine Street and 834 Cadiz Street. (PD 3)

THE CITY PLANNING COMMISSION, IN ACCORDANCE WITH ARTICLE 4 OF THE COMPREHENSIVE ZONING ORDINANCE 4,264 MCS AS AMENDED, WILL HEAR PROPONENTS AND OPPONENTS TO THE ABOVE PROPOSED CHANGES TO THE COMPREHENSIVE ZONING LAW OF THE CITY OF NEW ORLEANS. ALL INTERESTED PARTIES ARE ENCOURAGED TO ATTEND AND ALL RELEVANT COMMENTS CONCERNING THE PROPOSED CHANGES ARE ENCOURAGED. THE CPC HAS ESTABLISHED PUBLIC HEARING RULES WITHIN ITS ADMINISTRATIVE RULES, POLICIES, & PROCEDURES, WHICH ARE AVAILABLE ON THE CPC WEBSITE: WWW.NOLA.GOV/CPC. YOU MAY ALSO SUBMIT WRITTEN COMMENTS TO THE EXECUTIVE DIRECTOR IN ADVANCE BY MAIL (1300 PERDIDO STREET, 7TH FLOOR, NEW ORLEANS, LA 70112) OR EMAIL CPCINFO@NOLA.GOV. ALL WRITTEN COMMENTS MUST BE RECEIVED BY CLOSE OF BUSINESS ON THE MONDAY, EIGHT DAYS PRIOR TO THE HEARING DATE.

March 7, March 14, March 21, 2018

Robert Rivers, Executive Director

RDR/skk